

Florence Housing Profile

Total Population

	<i>1990</i>	<i>2000</i>	<i>% of county total in 2000</i>	<i>1990 – 2000 % Growth</i>
Florence	7,510	17,054	9.5%	127.1%
Pinal County	116,379	179,727	-	54.4%

Median Household Income

	<i>1990</i>	<i>2000</i>
Florence	\$20,833	\$36,372
Pinal County	\$21,301	\$35,856
Arizona	\$27,540	\$39,067

Racial Composition

<i>Race</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
White	5,637	9,741	57.1%
African American	746	1,563	9.2%
Native American	312	753	4.4%
Asian	39	141	0.8%
Other	776	4,856	28.5%
Hispanic	2,359	6,041	35.4%

Household Characteristics

	<i>1990</i>	<i>2000</i>
Total Households	1,308	2,226
Homeownership Rate	68.3%	70.9%
Average Household Size	2.51	2.35

Age Distribution

<i>Age Group</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
Under 20	1,092	1,761	10.3%
20 – 54 yrs	5,133	12,574	73.7%
55 & Over	1,285	2,719	15.9%

Median Age

32.8

35.4

Housing Inventory by Unit Type

<i>Unit Type</i>	<i>1990</i>	<i>2000</i>	<i>% of all units in 2000</i>	<i>1990 – 2000 % Growth</i>
Single Family	772	1,036	31.8%	34.2%
Townhouse / Condo	168	212	6.5%	26.2%
Multi-family Units	227	471	14.5%	107.5%
Manufactured Home	906	1,487	45.7%	64.1%
Other Units	70	49	1.5%	-30.0%
Total Units	2,143	3,255	-	51.89%

Assisted Housing Units Produced between 1996 - 2000

Florence	141
Pinal County	961

Housing Affordability Gap

	Florence	Pinal County
Total Gap	0	1,875
Gap as a % of Total households	0.0%	3.2%
% of Median household Income where total gap occurs	0%	

Median Multi-Family Rent in 2000

	Complexes Built Before 1995	Complexes Built After 1995
Median Rent	\$461	\$587
# of Units Surveyed	0	216

Single Family Home Sales Activity

	<i>NEW</i>		<i>RESALE</i>		<i>TOTAL</i>	
<i>Year</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>
1996	8	\$81,000	22	\$58,000	30	\$68,000
1997	9	\$69,900	24	\$67,000	33	\$69,375
1998	7	\$103,500	29	\$60,500	36	\$66,000
1999	3	\$93,125	32	\$70,000	35	\$70,750
2000	-	\$0	25	\$71,500	25	\$71,500